

Agenda

City of Loma Linda

From the Department of Community Development

PLANNING COMMISSION ADJOURNED REGULAR MEETING OF JANUARY 12, 2005 7:00 p.m. CITY COUNCIL CHAMBERS

- A. CALL TO ORDER** - Persons wishing to speak on an agenda item are asked to complete an information card and present it to the secretary. The Planning Commission meeting is recorded to assist in the preparation of the minutes, and you are, therefore, asked to give your name and address prior to offering testimony. All testimony is to be given from the podium.
- B. ROLL CALL**
- C. ITEMS TO BE DELETED OR ADDED**
- D. ORAL REPORTS/PUBLIC PARTICIPATION ON NON-AGENDA ITEMS (LIMITED TO 30 MINUTES; 3 MINUTES ALLOTTED FOR EACH SPEAKER)** - This portion of the agenda provides opportunity to speak on an item, which is **NOT** on the agenda. Pursuant to the Brown Act, the Planning Commission can take no action at this time; however, the Planning Commission may refer your comments/concerns to staff, or request the item be placed on a future agenda.
- E. AGENDA**

CONTINUED ITEM

1. **GENERAL PLAN AMENDMENT (GPA) NOS. 02-02 AND 02-05, ZONE CHANGE (ZC) NOS. 02-02 AND 02 05, SPECIFIC PLAN (SP) NOS. 02-08 AND 02-13 (UNIVERSITY VILLAGE AND ORCHARD PARK) (PUBLIC HEARING ITEM – LIMITED TO 1.5 HOURS)** - Draft Specific Plans have been prepared for the University Village and Orchard Park project sites, which are generally located between Redlands Boulevard, Mission Road, California Street, and the Edison Easement. Approximately 1,769 housing units and approximately 172,000 square feet of commercial and mixed uses are proposed for the University Village project, and approximately 1,259 housing units and 962,676 square feet of commercial and mixed uses are proposed for the Orchard Park project. Both communities would incorporate a variety of land uses and residential types. A joint program Environmental Impact Report (EIR) has been prepared for both projects.
 - **DISCUSSION OF LAND USE SECTIONS IN THE UNIVERSITY VILLAGE AND ORCHARD PARK SPECIFIC PLANS.**

STAFF RECOMMENDATIONS

- a. Complete review/discuss Land Use portion of University Village Specific Plan;
- b. Commence Review/discuss Land Use portion of Orchard Park Specific Plan;
- and,
- c. Revise the Project Schedule

NEW ITEMS

2. **REQUEST TO DECLARE 11354 LOMA VISTA DRIVE A PUBLIC NUISANCE AND THAT NOTICE TO ABATE IS ISSUED (PUBLIC HEARING, LIMITED TO 15 MINUTES)**

STAFF RECOMMENDATION:

The recommendation is that the Planning Commission takes the following actions:

- a. Open the Public Hearing, take testimony, close the Public Hearing;
 - b. Declare the listed property to be a public nuisance and;
 - c. Order that a Notice to Abate be issued for the property with a compliance date of fourteen (14) calendar days from the date of issuance of the Notice.
3. **EXTENSION OF TIME FOR CONDITIONAL USE PERMIT (CUP) NO. 02-04/PARCEL MAP (PM) NO. 02-02 (PM NO. 15944) (PUBLIC HEARING, LIMITED TO 30 MINUTES)**
– The applicant, Lake Development Group Inc. requests a one year extension of time for their project to construct a 15,563 square foot drugstore retail building and a 5,400 square foot retail building on a 2.56-acre site. The project includes a drive-through pharmacy window, which requires a Conditional Use Permit. A parcel map is required to merge the seven (7) lots into two (2) parcels. The subject property is located on the northwest corner of Redlands Boulevard and Mountain View. The General Plan Amendment, Zone Change, and Development Code Amendment that were part of the original submittal in 2002 were approved and recorded with the property.

STAFF RECOMMENDATIONS

The recommendation is that the Planning Commission takes the following actions:

- a. Approve the request for a 1-year extension of time for Conditional Use Permit No. 02-04 and Tentative Parcel Map (PM) No. 15944 based on the Findings, and subject to the attached Conditions of Approval (Attachment B).
4. **APPROVAL OF MINUTES (LIMITED TO 15 MINUTES)** –Minutes of July 21, 2004 and August 4, 2004 are included for review and approval.
 5. **REPORTS BY THE PLANNING COMMISSIONERS**
 6. **COMMUNITY DEVELOPMENT DIRECTOR REPORT**
 7. **ADJOURNMENT** - Reports and documents relating to each agenda item are on file in the Department of Community development and are available for public inspection during normal business hours, Monday through Thursday, 7:00 a.m. to 5:30 p.m. The Loma Linda Branch Library can also provide an agenda packet for your convenience.